UNITED STATES ENVIRONMENTAL PROTECTION AGENCY
REGION II

DATE: FEB 01 2009

SUBJECT: Removal Site Evaluation for Pacific Vegetable Oil International, Inc., Boonton, Morris County, New Jersey (CERCLIS ID No. NJD053506085)

FROM: Nick Magriples, On-Scene Coordinator
Removal Action Branch

TO: File

Introduction

The United States Environmental Protection Agency (EPA), Removal Action Branch has been requested to conduct a Removal Site Evaluation (RSE) at Pacific Vegetable Oil International, Inc., a site where no further remedial action is planned (NFRAP). The NFRAP determination signifies that no additional remedial steps will be taken to list the Site on the National Priorities List unless new information warranting further Superfund consideration or conditions not previously known to EPA regarding the Site are disclosed. As of September 30, 2002, EPA had determined that no further remedial action was warranted by the Federal Superfund program at Pacific Vegetable Oil International, Inc.

Site Description and Background

Pacific Vegetable Oil International, Inc. (Site) is located at 416 Division Street in Boonton, Morris County, New Jersey. The company processed vegetable oils at the Site from 1971 to 1980. Prior to 1971, Drew Chemical Corp. and its predecessor manufactured fats, oils, fatty acid derivatives, water treatment chemicals, and industrial cleaners at the Site since 1917. Kay Corporation bought the property in 1980 and ceased all operations at the facility. The plant was subsequently demolished, Division Street was rerouted, and the Site was redeveloped and presently contains retail stores, a bank, and a Wal-Mart. The area around the site is a mixed usage of residential, commercial, and industrial. The closest residences are situated adjacent to the Site to the northwest on Union and Spruce Streets and approximately 650 feet to the south on the opposite side of a railway and State Highway 287. Several thousand people reside within one mile of the Site.

The EPA Removal Action Branch initiated a CERCLA removal action at the Site on August 14, 1993 to address several thousand containers of abandoned waste material. The action was necessitated by the fact that access was readily available to the Site, incompatible chemicals were stored together, and the containers were in poor condition and leaking. The containers were characterized and disposed of offsite. Soil contamination at the Site was addressed by the developer under a Memorandum of Agreement (MOA) with the New Jersey Department of Environmental Protection (NJDEP) and a No Further Action determination was issued with a restricted use. Ashland, Inc. is addressing the ground water contamination under the Industrial

Site Recovery Act (ISRA) with the NJDEP Bureau of Northern Case Management. A soil vapor extraction system has been constructed with biosparging to address the remaining contamination.

The majority of residents in Boonton receive their potable water supply from the municipal public water supply system. The Town draws and blends water from five municipal wells and the Taylortown Reservoir, located approximately four miles north. The Boonton Reservoir is located approximately 0.75 miles south of the Site. It covers an area of nearly 800 acres, holds eight billion gallons of water, and serves as a drinking water source for residents of Jersey City. It is fed by the Rockaway River and groundwater from its watershed. Jersey City passes the water from the reservoir through a treatment plant prior to distribution.

Site assessment activities/observations

The Pre-Remedial site files, which included a Preliminary Assessment (February 1985), and the Action Memorandum (September 30, 1993) and associated Pollution Reports were reviewed as part of this Removal Site Evaluation. A site reconnaissance was conducted by the Removal Action Branch on March 10, 2008. The Site has been completely redeveloped and mostly paved, except for landscaped areas. The treatment plant to address the ground water contamination has been constructed on the south side of Division Street near the rail tracks.

Release or threatened release into the environment of a hazardous substance, or pollutant or contaminant

Samples collected from unlined pits detected nickel (12,565 ppb), chlorobenzene (336 ppb), and dichlorobenzene (300 ppb). Samples collected from indoor pits identified toluene (6,400 ppb), n-butylbenzene (2,100 ppb), and n-proylbenzene (1,700 ppb). Volatile organic compounds were detected in monitoring wells at the Site in the early 1980s.

Threats to Public Health or Welfare

The actions taken to remediate and repave the area have eliminated any potential threat of direct contact. Any remaining groundwater and vapor contamination is being addressed by a treatment system. There is no information available to indicate that any municipal wells have been impacted by contamination emanating from the Site. While there is a potential that subsurface contamination may have migrated towards the reservoir in the past through groundwater flow in the bedrock, there is no information available to indicate that this has occurred or that a measurable impact could even have been discerned due to the reservoir's volume.

Threats to the Environment

At this time there is no documentation to indicate that the Site is currently having an acute impact to any sensitive environments or natural resources.

Conclusions

Remediation activities by EPA and a developer, under an MOA with the NJDEP, have addressed contamination at the Site that resulted from past operations. The NJDEP is addressing any remaining issues with the former owner under the ISRA Program. Based on the available information, the Site does not warrant a CERCLA removal action at this time.